



**Order under Section 78(11)
Residential Tenancies Act, 2006**

File Number: LTB-L-099575-25-SA

In the matter of: main, 29 FLEMPTON CRES
SCARBOROUGH ON M1K3B3

Between: Royal Bank of Canada c/o Gowling WLG Landlord

And

All Adult Tenants Tenants

Royal Bank of Canada c/o Gowling WLG (the 'Landlord') applied for an order to terminate the tenancy and evict All Adult Tenants (the 'Tenants') because the Tenants did not meet a condition specified in the order issued by the LTB on November 4, 2025 with respect to application LTB-L-056983-25.

The Landlord's application was resolved by order LTB-L-099575-25, issued on December 2, 2025. This order was issued without a hearing being held.

The Tenants filed a motion to set aside order LTB-L-099575-25.

This motion was heard by videoconference on January 8, 2026.

The Landlord's legal representative, James Riewald, and the Tenants' legal representative, Naba Raj Dhungana, attended the hearing.

The parties before the Board consented to the following order:

On consent it is ordered that:

1. The motion to set aside Order LTB-L-099575-25, issued on December 2, 2025, is denied.
2. The stay of order LTB-L-099575-25 is lifted on March 2, 2026.
3. Order LTB-L-099575-25 is unchanged.

January 16, 2026
Date Issued

Laura Hartslief
Member, Landlord and Tenant Board

15 Grosvenor Street, Ground Floor
Toronto ON M7A 2G6

If you have any questions about this order, call 416-645-8080 or toll free at 1-888-332-3234.